

EGREMONT PLANNING BOARD

Minutes: Wednesday June 13, 2016

The meeting opened at 7:05 PM

Present: Helen Krancer, Gregory Cherin, Don Pulfer, Lucinda Vermeulen, Mark Holmes

Also: Peter Fasano, Al Thorpe, Eileen Vining, Marj Wexler, Georganne Farnum, John Hohman, Amanda Hohman, Lanie Farnum.

The Chair read the following: *The official record of this meeting is being kept via written minutes. The Planning Board is not recording this meeting. Anyone wishing to record this meeting must inform the Chair prior to the meeting.* No one so stated.

Mail:

June Town of Egremont calendar

Form A's:

Al Thorpe of Accord Engineering presented a formal Form A plan for Peter Fasano and Elizabeth Hamilton of Baldwin Hill Road South, which comprised four parcels: A, B, C and D. Some minor changes had been made from the draft version presented to the Planning Board at the June 8, 2016 meeting. The board approved the Form A plan unanimously after some discussion. A check for \$100.00 was submitted to the treasurer. Six copies were submitted to the board for signature. Clerk will distribute the copies to the various boards and departments.

Al Thorpe submitted a Plan A plan for Linda A. Kelly of Hillsdale Road. Parcel A consisting of 1.146 acres will be conveyed to John and Amanda Hohman. Parcel A will be accessed by an existing common driveway. After some discussion the board approved the plan unanimously. A check for \$50.00 was presented to the treasurer. Six copies were submitted and signed by the board. The clerk will distribute the copies to the various boards and departments.

Common Driveway Application:

A Common Driveway application was submitted by Al Thorpe for land belonging to Peter Fasano and Elizabeth Hamilton. The proposed common driveway would be located between Lots B and C on the Form A plan submitted earlier in the meeting. Thorpe also submitted an Easement Agreement and for the common driveway and also the "Application for Common Drive and Maintenance Association Agreement." The Planning Board will arrange to have the Egremont Police Chief, Fire Chief and Highway Superintendent inspect the site at their earliest convenience. A copy of the plan and the application will be submitted to each of the above department heads for review by Krancer by email. Krancer also requested that Thorpe stake out the

route of the proposed driveway and clear enough brush or high grass to enable the route to be seen clearly.

Minutes:

Minutes of June 8, 2016 were reviewed by the board. Two corrections will be made by the clerk and re-sent to the board for review before filing.

Old and new business:

A submitted bill by Don Pulfer could not be fully reimbursed by the Town because Pulfer paid sales tax for the purchase of copies of maps at Staples, and the Town will not pay sales tax as they are exempt. The Egremont Police Department has a charge account at Staples, so in the future the Board will charge supplies or copies as necessary to the Police Department account.

Review of Public Information Meeting:

The board reviewed the public information meeting held on Saturday June 11, 2016. The proposed building footprint size limits (4,000 square feet in the villages, 8,000 square feet in the Rural district) were discussed. Krancer proposed changing the proposed footprint limit in the villages from 4,000 square feet to 3,750 s.f. After some discussion, the board decided not to make any changes until after the public hearing.

It was decided that the format of the bylaw change proposal be changed to four articles as follows:

Article One: Create three districts; maps; usage chart; intensity tables.

Article Two: Part 4 of the proposed zoning bylaw changes (Intensity tables, with new lot sizes, frontages, and setbacks in the two Village Districts) and split lots.

Article Three: Part 5 of the proposed zoning bylaw changes (driveways, common driveways, and setbacks)

Article Four: proposed footprints and definition.

There was some discussion about wording and numeration, and Pulfer will re-format the draft and send to the board by email for further review. The new version will be sent to the Board of Selectmen in time to be on their agenda for their June 20, 2016 meeting.

Newsletter Article:

Egremont Newsletter article is due June 24, 2016. Topics will include the Public Information meeting held on June 11, 2016. Lucinda Vermeulen will write the article and submit it to Office Administrator Mary Brazie.

Next meeting will be June 27, 2016 at 7:00 PM.

Meeting was adjourned at 9:28 PM

Respectfully submitted,

Mark Holmes, Clerk